

# *Rapid Rehousing*



Housing for New Hope

*The Rapid Rehousing Team:*

*Cynthia Harris, Chris Jackson, Nigel Brown*



# *History*

In response to an overall decrease in federal funding, General Funds were allocated for Rapid Rehousing in order to fill a gap in Durham's homeless services.

# *Funding*

	FY12/13	FY13/14	
City Emergency Solutions Grants (ESG)	\$79,554	\$67,621	
City of Durham General Funds	\$200,000*	\$200,000*	<b>*85% goes to direct client assistance</b>
Private Foundation funding	\$150,000	\$122,000	
Other funding sources (individuals, in-kind, churches, etc.)	\$29,554	\$45,621	



# *Fact Sheet*

- 369 people served since beginning of grant cycle (unduplicated)
  - 321 persons in families (87%)
    - 48 individuals (13%)
- Clients come from homeless shelters, the streets, and hotels/motels
  - Average length of program participation: 7 months
    - 97% exit to Permanent Housing

## *Impact*

- No participants have gone through the program more than one time
  - 35 local landlord partners
- Average two bedroom rent: \$602 (fair market rent is \$843)



# *Community Challenges*

- Durham's strategic plan highlights the city's lack of affordable, safe, and healthy housing.
  - Obtaining new rental housing is expensive.
- Without the help of Rapid Rehousing staff, landlords often deny rental applications from homeless households.
- Multitude of barriers to obtaining housing (no to low income, poor credit, poor rental history, criminal backgrounds).



# *The Reality*

- The 2014 Durham Annual Homeless Assessment Report estimates 2240 persons experienced homelessness in Durham, many for the first time.
- Housing instability damages the health of our neighborhoods and lowers quality of life and satisfaction amongst residents.



# *The Project:*

Creating thriving, livable neighborhoods



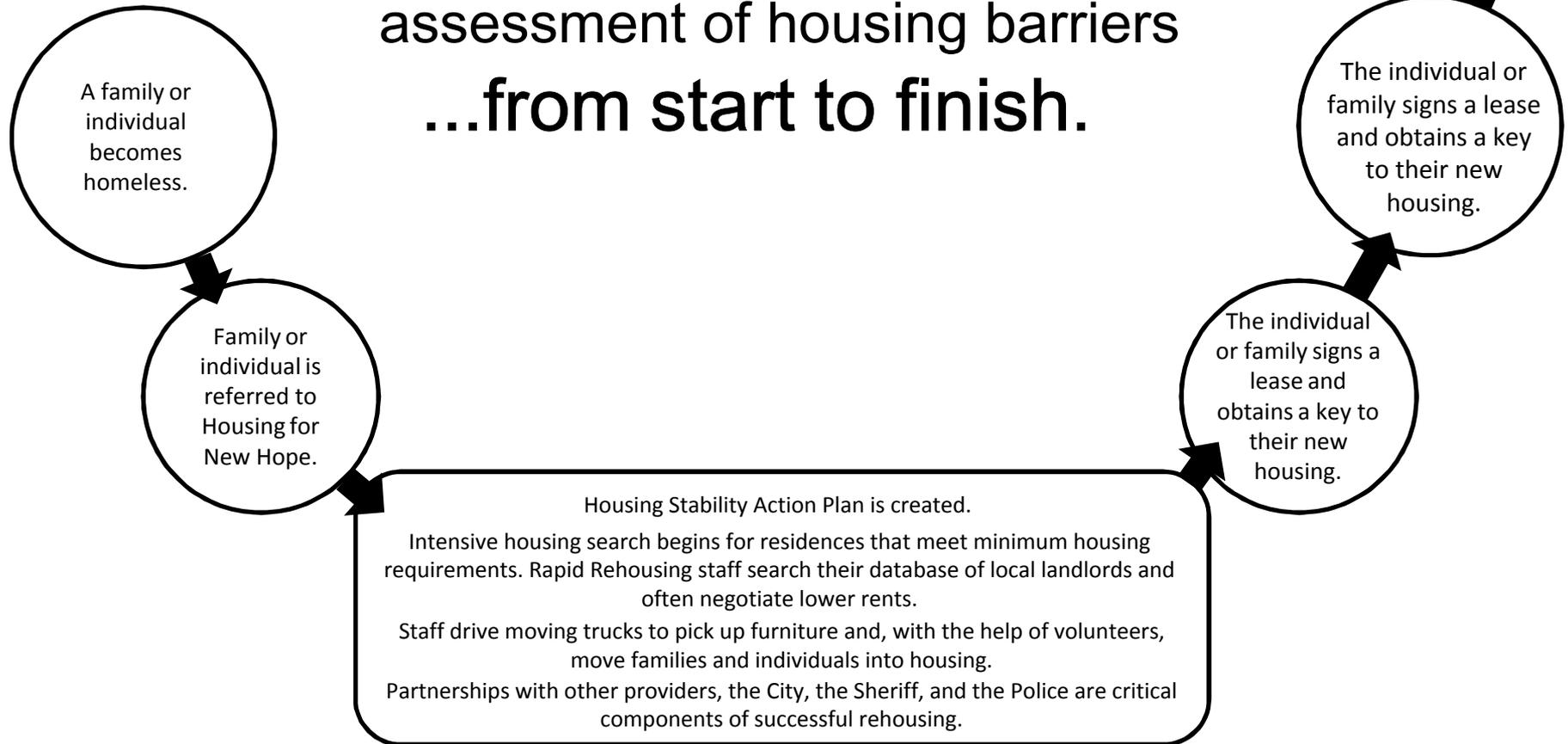
Homeless **➔** Housed

A Rapid Rehousing program is an evidence-based project that moves homeless families and individuals into their own home.



# *Rapid Rehousing:*

**Best practices...** Landlord outreach, financial assistance, housing stabilization services, assessment of housing barriers  
**...from start to finish.**





A family or  
individual  
becomes  
homeless.



The individual  
or family signs  
a lease and  
obtains a key  
to their new  
housing.



Family or  
individual is  
referred to  
Housing for  
New Hope.



Housing Stability Action Plan is created.

Intensive housing search begins for residences that meet minimum housing requirements. Rapid Rehousing staff search their database of local landlords and often negotiate lower rents.

Staff drive moving trucks to pick up furniture and, with the help of volunteers, move families and individuals into housing.

Partnerships with other providers, the City, the Sheriff, and the Police are critical components of successful rehousing.

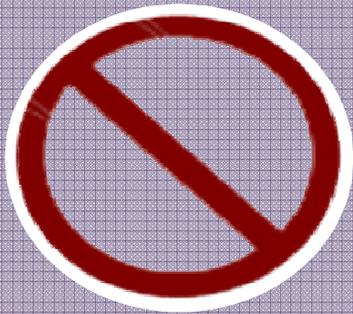


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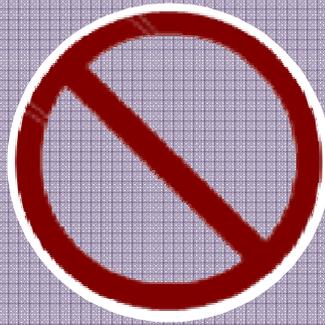


Staff continue to  
implement Housing  
Stability Action  
Plan.

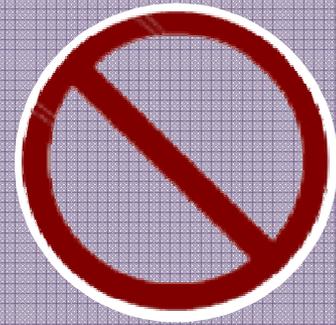
Average time in  
program is 7  
months.



Cure Poverty



Assure  
Sufficient  
Housing Stock  
or Vouchers



Provide Long  
Term Supportive  
Case  
Management





Reduces The  
Length of Time  
People are  
Homeless



Increases the  
Affordable  
Housing Stock



Saves Tax Payer  
Resources





# *The Return on Investment*

- Increased the community's stock of affordable housing by providing 117 units at lower costs.
- Rent payments to local landlords puts money back into Durham's small business economy.
  - Rapid Rehousing aligns resources with city priorities to end homelessness.
- Rapid Rehousing is more cost-effective than homeless shelters.



# *Looking Forward*

Housing for New Hope looks forward to working with the Durham community to enhance the Rapid Rehousing project to best serve individuals and families with the most extensive barriers.

Housing for New Hope looks forward to maintaining and expanding partnerships for collaboration and technical assistance.